

SNAPSHOT of HOME Program Performance--As of 03/31/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State:	20		
% of Funds Committed	89.61 %	88.98 %	15	92.07 %	31	30	
% of Funds Disbursed	87.32 %	81.26 %	9	84.14 %	58	59	
Leveraging Ratio for Rental Activities	5.22	3.21	1	4.79	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	95.81 %	89.27 %	12	81.45 %	41	52	
% of Completed CHDO Disbursements to All CHDO Reservations***	89.37 %	68.37 %	3	69.74 %	79	84	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	72.89 %	87.43 %	17	80.97 %	22	21	
% of 0-30% AMI Renters to All Renters***	51.20 %	52.44 %	11	45.50 %	59	62	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	89.16 %	97.57 %	18	95.55 %	14	13	
Overall Ranking:			In State:	5 / 20	Nationally:	74	75
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$13,776	\$26,551		\$26,831	166 Units	66.90 %	
Homebuyer Unit	\$23,694	\$17,389		\$15,029	82 Units	33.10 %	
Homeowner-Rehab Unit	\$0	\$22,657		\$20,806	0 Units	0.00 %	
TBRA Unit	\$0	\$5,693		\$3,228	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (214 PJs)

C = PJ's Annual Allocation is less than \$1 million (283 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Westland MI

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$55,027	\$50,581	\$0
State:*	\$78,770	\$73,835	\$19,467
National:**	\$96,090	\$75,663	\$23,585

CHDO Operating Expenses:
(% of allocation)

PJ:	4.2 %
National Avg:	1.2 %

R.S. Means Cost Index: 1.05

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	78.4	51.2	0.0	0.0	Single/Non-Elderly:	29.1	43.9	0.0	0.0
Black/African American:	13.5	46.3	0.0	0.0	Elderly:	4.7	2.4	0.0	0.0
Asian:	0.0	0.0	0.0	0.0	Related/Single Parent:	33.8	29.3	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0	Related/Two Parent:	22.3	19.5	0.0	0.0
Native Hawaiian/Pacific Islander:	0.7	0.0	0.0	0.0	Other:	10.1	4.9	0.0	0.0
American Indian/Alaska Native and White:	0.7	0.0	0.0	0.0					
Asian and White:	0.7	0.0	0.0	0.0					
Black/African American and White:	0.7	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	1.4	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.0	0.0	0.0					
ETHNICITY:									
Hispanic	4.1	2.4	0.0	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	33.1	42.7	0.0	0.0	Section 8:	30.4	0.0 [#]		
2 Persons:	16.2	24.4	0.0	0.0	HOME TBRA:	0.0			
3 Persons:	16.2	19.5	0.0	0.0	Other:	16.9			
4 Persons:	20.3	6.1	0.0	0.0	No Assistance:	52.7			
5 Persons:	8.1	2.4	0.0	0.0					
6 Persons:	5.4	4.9	0.0	0.0					
7 Persons:	0.7	0.0	0.0	0.0					
8 or more Persons:	0.0	0.0	0.0	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				0

* The State average includes all local and the State PJs within that state

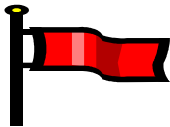
** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Westland State: MI Group Rank: 74
 (Percentile)
 State Rank: 5 / 20 PJs Overall Rank: 75
 (Percentile)
 Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 75.25%	95.81	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.43%	89.37	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	72.89	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.30%	89.16	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.340	2.21	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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